Laci Debeljak
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ID 1760-1 275.000 €

Three-room apartment for sale in Pula - Šijana

Pula



Basic information

PRICE	275.000 €
AREA	82,25 m²
PRICE PER SQUARE	3.343 €
AGENCY COMMISSION	3 % + VAT
REAL ESTATE TYPE	Flat in a building
LOCATION	Pula
REAL ESTATE ID	1760-1

Apartment in Pula, Istria

In the peaceful Šijana neighbourhood of Pula, a comfortable and carefully maintained two-level apartment of 82.25 m² is for sale. It is located on the second floor of a residential building constructed in 2013. With three bedrooms, two bathrooms and a spacious living area, the apartment offers a lovely combination of comfort, practicality and extra space for the whole family. The lower level comprises an entrance hall, a bathroom, a bedroom, and a kitchen connected to the dining area and living room. The living room opens onto a loggia overlooking a pine forest - the perfect spot for a morning coffee, a break, or unwinding at the end of the day. An internal staircase leads to the gallery level, which has two more bedrooms, a second bathroom and built-in wardrobes. A roof window brings natural light into the upper-level hallway and adds to the pleasant feel of the space. For added comfort, the owner has renovated the bathrooms, and underfloor heating has been installed in the kitchen, dining area and living room.

The apartment comes with one parking space in front of the building, along with a connection for charging electric vehicles. One of the property's special advantages is its peaceful setting: away from heavy traffic and city noise, yet in a convenient location. A small wooded area is nearby, within easy reach for leisurely walks and fresh air. If you have a pet, it will also have a favourite spot for its daily outings in nature. The location is also convenient for travel: the Istrian Y motorway can be reached in approximately 10–15 minutes, an advantage during the summer traffic rush as well. To make moving in even easier, the owner is including the furniture, dishes, cutlery, and glasses with the apartment. The new owner can move in without needing to buy additional furnishings and start enjoying their new home right away.

A peaceful neighbourhood, three bedrooms, two bathrooms, a loggia overlooking greenery, and nature nearby for walks—everything you need for a comfortable life in Pula.

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For more information or to arrange a viewing, give us a call!

More information

FEATURES	Close to the shop, Close to the school, Public parking - free, Quiet area, Furnished, Equipped kitchen, Park view, Access - paved, Large terrace
EQUIPMENT	Shower cabin, Wi-Fi network, Air conditioning, Dishwasher, Floor heating, Intercom, Security door, Built-in wardrobe, Charger for electric vehicles
INFRASTRUCTURE	Waterworks, Sewage, Electricity, ADSL Internet
PERMITS	Owner's certificate, Occupancy permit, Condominium
CONSTRUCTION YEAR	2013.
ADAPTATION YEAR	2021.
TOTAL FLOORS	Two-story
FLOOR	2
ROOMS	4
BEDROOMS	3
BATHROOMS	2
ORIENTATION	North, Southwest, West, Northwest
ENERGY EFFICIENCY	U izradi.
TRANSPORTATION	Bus
DISTANCE FROM PUBLIC TRANSPORTATION	1 m
DISTANCE FROM SEA	3.0 km
DISTANCE FROM BEACH	8.0 km
DISTANCE FROM CENTER	3.0 km
DISTANCE FROM CENTER	Maintained, Habitable
HEATING	Electric heating, Air condition
SPACES	Dining room, Living room, Gallery, Hall, Kitchen, Bathroom, Loggia, Parking, Bedroom
JOINERY	PVC
RESERVE	34 €

View listing